

LAKE COUNTY
CAPITAL FACILITIES ADVISORY COMMITTEE
August 8, 2011

County Commission Liaison: Commissioner Sean Parks, District 2 (Not Present)

Members Present: Davis Talmage, Banking and Finance
Bill Benham, Agricultural Industry Representative
Linda Nagle, Home Builders Association of Lake County
Carol MacLeod, Lake County Schools
Nancy Hurlbert, Citizen At Large
Jim Richardson, League of Cities
Alan Winslow, Citizen at Large
Lucille Espey-Francis, Environmental Community
Ralph Smith, Citizen At Large

Staff Present: Melanie, Assistant County Attorney
T.J. Fish, Executive Director, Lake-Sumter MPO
Angi Thompson, Development Processing Manager
Paul Simmons, Planner
Phyllis Hegg, Assistant to Jim Stivender

Others Present: Debbie Stivender, Lake County School Board Chairman

Citizen Present: Vance Jochim

Chairman Talmage called the meeting to order at 1:05 p.m. and noted that the meeting had been duly advertised. He asked for a motion to approve the minutes of the July 21, 2011 Capital Facilities Advisory Committee meeting.

Minutes from the July 21, 2011 of the Lake County Capital Facilities Advisory Committee were approved. Motion to approve the minutes was made by Nancy Hurlbert and seconded by Bill Benham. Motion carried unanimously.

Old Business: None

New Business: Angi Thompson introduced Paul Simmons to the Committee as he will be taking over staff support responsibilities due to Ms. Thompson leaving County employment.

Debbie Stivender, Lake County School Board Chairman addressed the Committee. She advised that the Committee had been invited to the School Board Workshop at 3:00 p.m. to review the Impact Fee Study, which is required by Chapter 22 of the Lake County Code.

Mr. Talmage asked for discussion to begin and he also asked the Committee to try to keep the discussion as organized as possible.

Mr. Smith advised that he received the Cost Feasible Projects List on his cell phone about an hour before the meeting was scheduled to begin. He felt that if we have a meeting on a Monday, items to be reviewed by members should be made available to them for review on the weekend prior to the meeting.

Mr. Winslow reiterated that he had requested a matrix showing worst case, average and least case and lay over that revenue options. Staff has still not provided that to the Committee.

Mr. Winslow we have bare minimum \$373 million over a period of twenty years, and \$108 million developer funded over a period of twenty years.

Revenue sources:

County Transportation Trust Fund - all gas tax assuming they get renewed that is estimated to give us \$63.5 million dollars over the next twenty years.

Discretionary Tax – sales tax - \$45.7 million (maintenance) (1/6 of penny) over a twenty year period and \$18.3 million for capacity projects. Renewal through voter referendum.

The Public Works Department will need \$20 million per year for the next twenty years for a total of \$400 million for road maintenance. T.J. will need another \$400 million for capacity. Two percent first year, four percent in year three, and eight percent in year four and remaining at eight percent. That would give us \$189 million.

Ms. Espey-Francis advised that they should ask for 4% since they skipped the first year which would have given 2%.

Mr. Winslow - Impact Fee \$247.4 million (2010) using BEBR population projections. If we took this projected amount of funding from Impact Fees we are only come up with \$563 million - we are looking at needing \$773 million dollars. The County Commission has to start thinking about general fund budgeting for roads.

The 5 cent that we have not adopted would bring in about \$5 million per year, for about \$100 million over twenty years.

Mr. Benham discussed the MSTU and MSBU options.

T.J. Fish advised that there would have to be some sort of safety net besides gas tax and impact fees. .

Ms. Espey- Francis – all we have talked about is needs and expenses from the point of view of the County. When I think of gas tax, I think of a single parent trying to get to work and get her children to day care. That is not where we should get our revenue.

T.J. Fish – every single property owner in Lake County benefits from having a road network accessing their property.

Mr. Winslow – we need between \$100 and \$300 million more dollars.

Ms. Espey-Francis suggested charging people to use the parking garage to get new revenue. Discussion regarding this option took place and Ms. March advised that the County Attorney's office would need to review the ordinance to determine the requirements in place for any revenues to be directed back into bond payments.

Mr. Richardson asked about presenting this to The League of Cities the second Friday in September. So that we can get the cities to buy into it, it would be easier for the Board of County Commissioners to buy into it.

Recommendation draft was discussed:

Short Term (next two fiscal years (nickel)

Medium/long Term (sales tax – when it is renewed 2016)

Intermediate – renewal of gas tax

The following information was provided by Committee members and County staff was asked to verify the information.

NEEDS	REVENUE SOURCES	FUNDING SOURCE	BONUS INCORPORATED	
\$373 Million	\$63.5 Million	Gas Tax	ALTERNATIVE REVENUE	
Capacity	\$64 Million	Sales Tax	\$100 Million to \$300 Million	
				\$30
\$400 Million	\$189 Million	General Fund	Commercial Ad Valorem	Million
Total \$773				\$16
Million	\$247.4 Million	Impact Fees	Cost Cutting 2%	Million
				\$40
	563.9 Million		Municipal Role	Million
	\$100 Million + 5 cent Gas			\$75
	Tax		.025 Transp. Ad Valorem	Million
				\$40
	\$663.9 Million		State Grants	Million
			MSTU	(50%)
			Tolls/Spec. District	0
				\$60
			Renew Sales Tax for Rds Only	Million

Note: Parking Garage

At 2:58 p.m. the Committee was escorted to the School Board Chamber for continuation of the meeting. The meeting in the Chamber will be recorded and minutes transcribed by Lake County School Board personnel.

Respectfully submitted:

Phyllis Hegg _____
Public Works

David Talmage _____
CFAC Chairman

